

**-AGENDA-**  
**NEW JERSEY HOUSING AND MORTGAGE FINANCE AGENCY**  
**369<sup>TH</sup> BOARD MEETING**  
**January 26, 2012**  
**637 South Clinton Avenue**  
**Trenton, NJ 08650-2085**

**PUBLIC SESSION**

1. **APPROVAL OF MINUTES**

- 1 a. Approval of the Minutes of the November 10, 2011 Meeting of the HMFA Board
- b. Approval of the Minutes of the December 8, 2011 Meeting of the HMFA Board

2. **SINGLE FAMILY**

- 2 a. CHOICE #11-86 - South Camden Historic District - Phase IIC, *Sponsor: The Heart of Camden, Inc., Location: Camden, Camden County* – Approval of a Mortgage Financing Commitment

3. **MULTIFAMILY – FOUR PERCENT TAX CREDIT**

- 3 a. HMFA #02710 – Central Orange Village II, *Sponsor : RPM Development Group, Location : Orange, Essex County* – Approval of a Declaration of Intent

4. **PRESERVATION**

- 4 a. HMFA #02716 - Lincoln Towers, *Sponsor: Lincoln Towers, LP, Location: Newark, Essex County* - Approval of a Declaration of Intent
- b. HMFA #321 - New Hope – Approval of a Portfolio Reserve Account (PRA) Loan

5. **SUPPORTIVE HOUSING**

- 5 a. HMFA #02655/SNHTF #259 - Perry Street Supportive Housing, *Sponsor: Rescue Mission of Trenton, Location: Trenton, Mercer County* – Approval of a Mortgage Financing Commitment
- b. HMFA #02541/SNHTF #216 - Orange Road, *Sponsor: Mental Health Association of Essex County, Location: Montclair, Essex County* - Approval of a Mortgage Financing Commitment
- c. HMFA #02569/SNHTF #214 – Fred W. Martin Apartments - *Sponsor: Fred W. Martin Apartments Urban Renewal, L.P, Jersey City, Location: Jersey City, Hudson County* - Approval of a Mortgage Commitment Extension

6. **TAX CREDIT**

- 6 a. Approval of the Publication of the 2012 Low Income Housing Tax Credit Qualified Allocation Plan as a proposed amendment to Agency regulations N.J.A.C. 5:80-33.1 et seq., for public hearing and public comment prior to adoption

7. REGULATORY AFFAIRS

- 7 a. HMFA #925 – Montgomery Gateway East II – Approval of a Prepayment and Transfer of Ownership

8. ANNUAL MEETING

- 8 a. Approval of the Schedule of Regular Board Meetings for 2012 and Designation of the Agency's Official Newspapers  
b. Approval of Revision to the Authorized Signatories List  
c. Approval of the Election of a Vice-Chairman

9. OTHER BUSINESS

- 9 a. Market Maker - Approval of Program Guidelines  
b. Home Express – Approval to Enter into a MOU with the Department of Community Affairs  
c. Any Necessary Business that May Come Before the Board

10. INFORMATIONAL ITEM

- 10a. ING Deferred Compensation Committee Report

11. EXECUTIVE SESSION

HMFA #712 - Nevada Street Apartments  
HMFA #4 - Carmel Towers

12. RECONVENE TO PUBLIC

HMFA #4 - Carmel Towers

13. MOTION TO ADJOURN